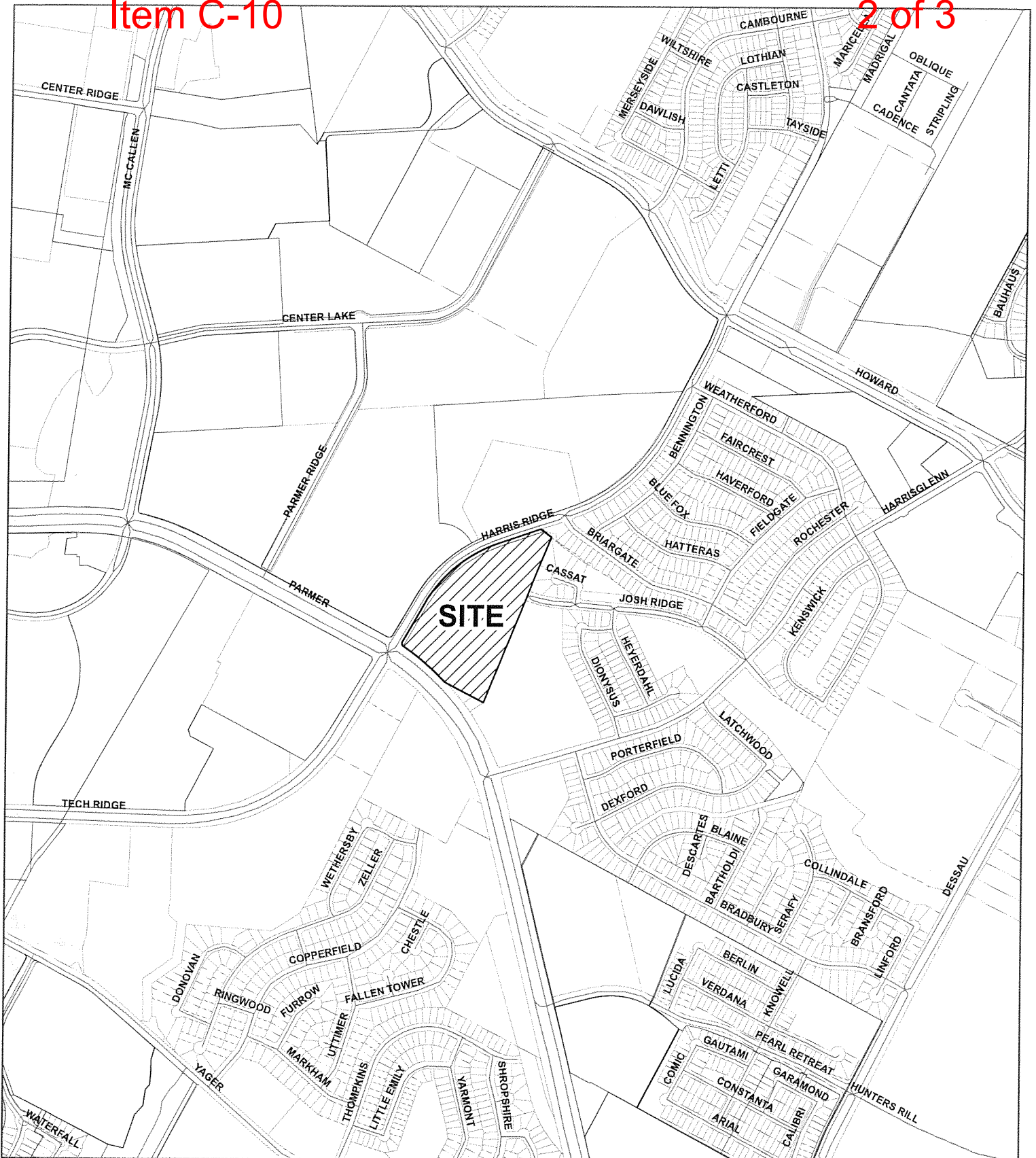
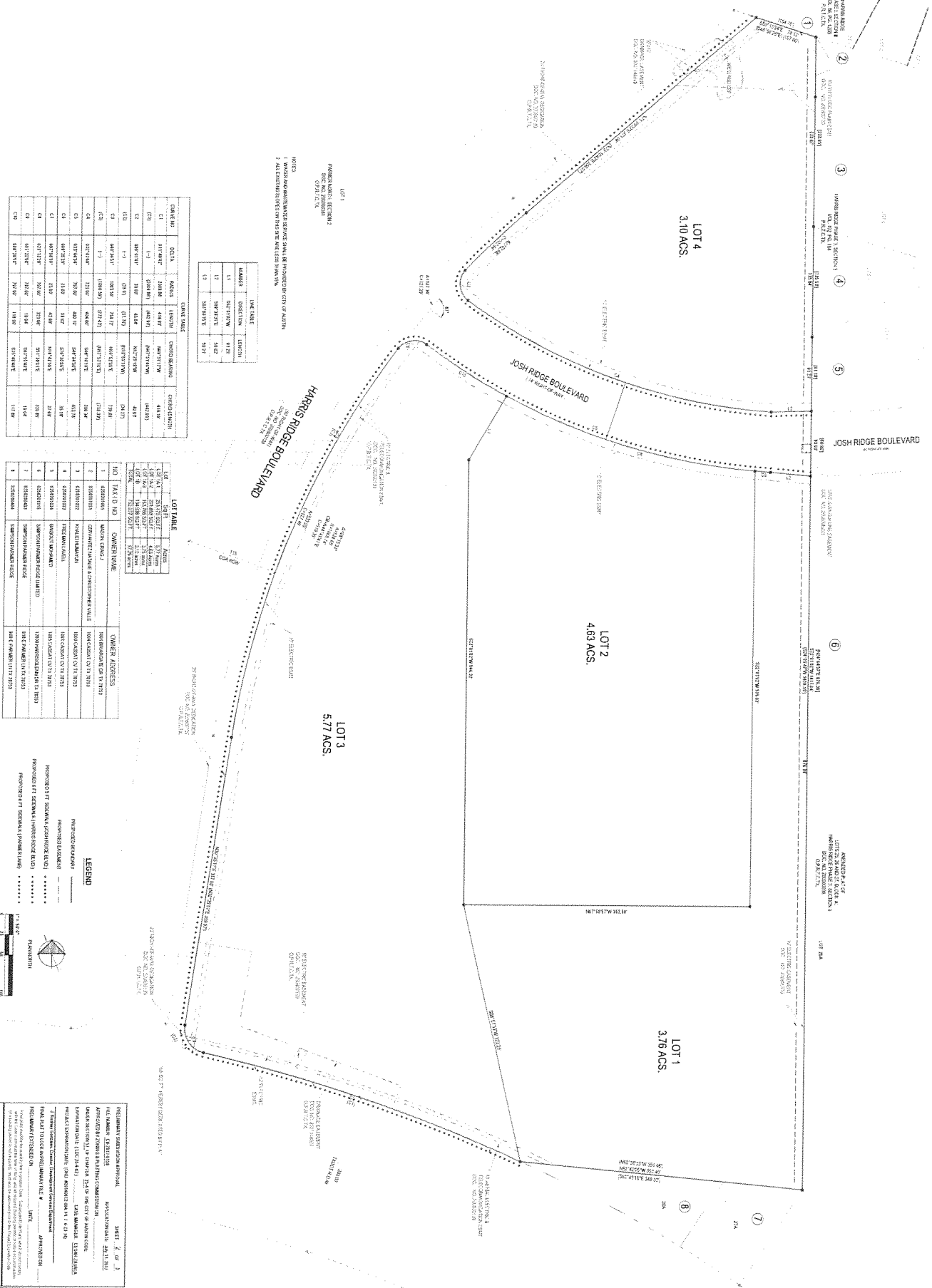


**SUBDIVISION REVIEW SHEET****CASE NO.:** C8-2017-0158**Z.A.P. DATE:** December 4, 2018**SUBDIVISION NAME:** Ly & Nguyen Subdivision; Resubdivision of Lot 1**AREA:** 17.26 acres**LOTS:** 4**APPLICANT:** Austin Ly & Nguyen, L/P**AGENT:** Way Consulting Engineering, Inc  
(Way Atmadja, P.E.)**ADDRESS OF SUBDIVISION:** 12901 Harris Ridge Blvd. & E. Parmer Lane**WATERSHED:** Walnut Creek & Harris Branch**COUNTY:** Travis**EXISTING ZONING:** GR-MU & LR-CO**JURISDICTION:** Full Purpose**PROPOSED LAND USE:** Multi-Family / Commercial**VARIANCE:** none**STAFF RECOMMENDATION:** Staff recommends approval of the preliminary plan, the plan meets all applicable State and City of Austin Land Development Code requirements.**DEPARTMENT COMMENTS:** The request is for the approval of the Ly & Nguyen Subdivision, Resubdivision of Lot 1 composed of 4 lots on 17.26 acres. The applicant proposes to subdivide the property for residential and commercial uses. The developer will be responsible for all cost associated with required improvements.**CASE MANAGER:** Cesar Zavala**PHONE:** 512-974-3404**E-mail:** cesar.zavala@austintexas.gov



CASE#: C8-2017-0158  
ADDRESS: 12901 HARRIS RIDGE & PARMER LANE  
PROJECT: LY & NGUYEN PRELIMINARY PLAN  
CASE MANAGER: CESAR ZAVALA

This map has been produced by site plan review for the sole purpose of geographic reference.  
No warranty is made by the City of Austin regarding specific accuracy or completeness.



NOTES:  
1. WATER AND SANITARY SERVICES SHALL BE PROVIDED BY CITY OF AUSTIN.  
2. ALL EXISTING UTILITIES SHALL BE PROTECTED AND DELETED FROM PLAN.

ADDITION	DIRECTION	LENGTH
1	S 24° 15' 00" W	41.10
2	S 89° 23' 17" E	16.82
3	S 89° 23' 17" E	16.82

CD	NO.	DATE	REVISION	BY	CHKD
1	1	11/14/2017	2017-11-14	WJ	WJ
2	2	11/14/2017	2017-11-14	WJ	WJ
3	3	11/14/2017	2017-11-14	WJ	WJ
4	4	11/14/2017	2017-11-14	WJ	WJ
5	5	11/14/2017	2017-11-14	WJ	WJ
6	6	11/14/2017	2017-11-14	WJ	WJ
7	7	11/14/2017	2017-11-14	WJ	WJ
8	8	11/14/2017	2017-11-14	WJ	WJ
9	9	11/14/2017	2017-11-14	WJ	WJ
10	10	11/14/2017	2017-11-14	WJ	WJ
11	11	11/14/2017	2017-11-14	WJ	WJ
12	12	11/14/2017	2017-11-14	WJ	WJ
13	13	11/14/2017	2017-11-14	WJ	WJ
14	14	11/14/2017	2017-11-14	WJ	WJ
15	15	11/14/2017	2017-11-14	WJ	WJ
16	16	11/14/2017	2017-11-14	WJ	WJ
17	17	11/14/2017	2017-11-14	WJ	WJ
18	18	11/14/2017	2017-11-14	WJ	WJ
19	19	11/14/2017	2017-11-14	WJ	WJ
20	20	11/14/2017	2017-11-14	WJ	WJ

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